

# \$535,000 - 103, 408 27 Avenue Ne, Calgary

MLS® #A2195898

**\$535,000**

3 Bedroom, 3.00 Bathroom, 1,619 sqft

Residential on 0.00 Acres

Winston Heights/Mountview, Calgary, Alberta

**\*\*Open House on May 17th from 12pm-2pm\*\***

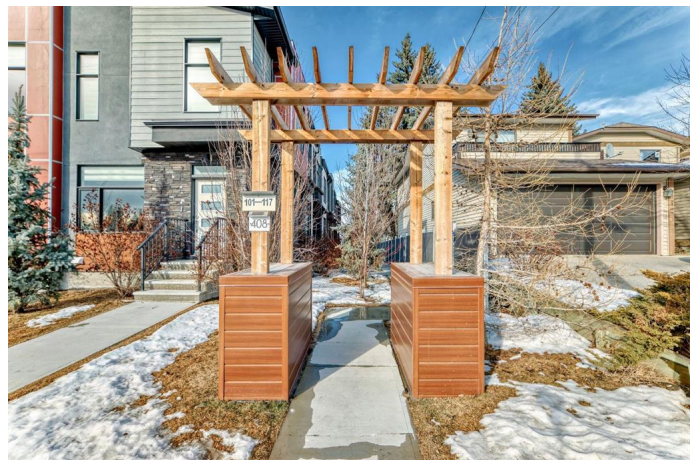
Step into this stunning 1,400+ sqft townhome in the heart of Winston Heights, part of a sleek 17-unit complex designed for modern living.

This home offers an oversized single attached garage, a bright east-facing living room with engineered hardwood floors, and a chef-inspired kitchen featuring quartz countertops, full-height cabinetry, soft-close hinges, and upgraded appliances.

With 3 bedrooms, 2.5 baths, and a fully finished basement, this home is both spacious and versatile. The primary ensuite boasts heated tile floors and luxury finishes, while the basement adds extra living space, perfect for a home office, guest room, or family room. Enjoy your own private rooftop patio with stunning city views – the ideal spot to relax or entertain.

Thoughtful details include soundproofing between units (double drywall + ROXUL insulation), central vac rough-in, high-end windows and doors, and an included AC unit for year-round comfort. Located in a growing inner-city community, you're just minutes from transit, schools, restaurants, shopping, and downtown.

Don't miss this opportunity to own a modern, luxurious townhome in one of the city's most sought-after neighborhoods. Schedule your showing today and make "The



Jade" your new home!

Built in 2018

### Essential Information

MLS® #	A2195898
Price	\$535,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,619
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	103, 408 27 Avenue Ne
Subdivision	Winston Heights/Mountview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 2A4

### Amenities

Amenities	Park
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, Quartz Counters
Appliances	Dishwasher, Electric Range, Refrigerator, Washer, Range Hood
Heating	Forced Air, Natural Gas
Cooling	Central Air

Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Balcony
Lot Description	Other
Roof	Asphalt Shingle
Construction	Wood Frame, Composite Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	February 22nd, 2025
Days on Market	95
Zoning	M-C1

### Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.